



# City of Redmond Notice of Application

For more information about this project visit [www.redmond.gov/landuseapps](http://www.redmond.gov/landuseapps)

## Project Information

**Project Name:** Heron Flats and Lofts

**Application Type:** Site Plan Entitlement PREP

**File Number:** LAND-2015-01014

**Project Description:** A new 6-story apartment building with 95 multi-family units, including 5 live-work units.

**Project Location:** Southeast corner of 158th Pl NE & Bear Creek Pkwy

**Site Address, If Applicable:** 7662 159TH PL NE

**Size of Subject Area in Acres:** 0.65 Sq.Ft. 28,386

**Applicant:** Kim Faust

**Process Type:** II (see attached flow chart)

**A Public Hearing is not required for this application type.**

### **Required Permits, not a part of this application:**

Boundary Line Adjustment, Building Permits, Fire Permits, Public Works Permits

### **Required Studies:**

Critical Aquifer Recharge Area Report, Parking Analysis, Stormwater Report, Traffic Study

### **Existing Environmental Documents, relevant to this application:**

SEPA Checklist

## City Contact Information

**Project Planner Name:** Gary Lee

**Phone Number:** 425-556-2418

**Email:** [glee@redmond.gov](mailto:glee@redmond.gov)

## Important Dates

**Application & Completeness Date:** October 27, 2015

**Notice of Application Date:** November 6, 2015

To allow a minimum comment period as specified in RZC, the City will not issue a decision on this project prior to **Nov 30, 2015**. If date ends on a weekend or holiday comments are due on the next business day.

## Regulatory Information

**Zoning:** River Bend

**Comprehensive Plan Designation:** Downtown Mixed Use

**Consistent with Comprehensive Plan:** Yes

**Applicable Development Regulations:**  
Redmond Municipal Code & Zoning Code

## Public Comment

Although comments are accepted up until the decision is issued, submittal of comments during the comment period required in RZC, will ensure comments are considered prior to issuing a decision and will allow staff and/or the applicant to address comments as early in the process as possible. In addition, persons who want to be informed of future actions or would like to become a party of record on this proposal must provide their name and mailing address to the project planner. Submit written comments or name and address to be added as a party of record to the City of Redmond Planning Department, Development Services Center 15670 NE 85th Street, P.O. Box 97010, Mail Stop 25PL, Redmond, WA 98073-9710, or fax to 425-556-2400. The final decision on this proposal may be appealed according to the City appeal provision specified in RZC Chapter 21.76, Review Procedures.

# Public Comment Form